

LOCATION: Oxfordshire

VALUE: £1,040,000

DURATION: 2023 - Ongoing



SCOPE

Supply and installation of PVC-U windows, composite doors, and doors across occupied social housing properties in Oxfordshire. The works focus on improving energy efficiency, tenant comfort, and security while aligning with SOHA's commitment to enhancing the quality and sustainability of its housing stock.

PROJECT

The project began with comprehensive site surveys conducted by ABP's in-house PAS 2030-certified surveyors using the proprietary Caliburn Survey App, managed from ABP's Basingstoke depot. This ensured that property-specific requirements were captured accurately and fed directly into ABP's manufacturing process to produce bespoke products that adhere to SOHA's specifications and regulatory requirements.

Installations are carried out by 2 teams of NVQ Level 2-certified installers, one of which is based near Reading, providing a local workforce familiar with the area. SMSTS and SSSTS-qualified managers supervise the works, ensuring strict compliance with site-specific risk assessments and the Construction Phase Plan.

SUSTAINABILITY

- Waste management and sustainability are critical to the contract delivery. ABP utilises its closed-loop PVC-U recycling system to recycled 98 tonnes of materials during the 2023-24 period.
- Approximately 90% of waste is diverted from landfill with this process, with the remaining waste being monitored and future targets set at 95%.
- Waste tracking is managed using the Waste Box Portal, providing detailed reports for SOHA, including tonnage, EWC codes, and recycling metrics.

RESIDENT ENGAGEMENT

A dedicated Resident Liaison Officer coordinates communication with tenants throughout the project. This includes providing clear timelines, explaining access requirements, and addressing tenant concerns to minimise disruption and maintain high levels of satisfaction. Tenants are notified of works in advance and are supported during installations with measures such as safeguarding assessments for vulnerable residents and the use of dust sheets to protect properties. ABP pledged £12,000 to support local apprenticeship programmes in Oxfordshire, funding two apprenticeships at Polstead Preschool, enabling career development in early years education.

POSITIVE OUTCOMES

- The new installations have significantly reduced thermal losses, improving tenant comfort and reducing energy bills.
- 98 tonnes of waste have been recycled using ABP's closed-loop recycling system which helped reduce landfill contributions to 15%. Future initiatives aim to meet a 95% waste diversion target.
- ABP has prioritised local subcontractors and suppliers, bolstering the local economy and creating jobs.

"I want to say a huge thank you for everyone involved in fitting my new windows and doors. After this storm I have noticed significant changes and probably saved 50% of my usual heating bill. Being disabled and at home far more than I like, it is difficult not to use more heating etc. Also, the fitters did an incredible job. I cannot find one fault and they even cleaned up impeccably."

